024.0	0002	0014.0	1 of 1	Residential		Total Card / Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	699,800 / 699,800
					USE VALUE:	699,800 / 699,800
					ASSESSED:	699,800 / 699,800

PROPERTY LOCATION

No	Alt No	Direction/Street/City
14		TEEL ST PL, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	HICKEY ELIZABETH JENNIFER
Owner 2:	
Owner 3:	
Street 1:	14 TEEL ST PL
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02474 Type:

PREVIOUS OWNER

Owner 1:	GILPATRICK JAMES A/ETAL -
Owner 2:	GILPATRICK DAVID J -
Street 1:	14 TEEL ST PL
Twn/City:	ARLINGTON
St/Prov:	MA Cntry:
Postal:	02474

NARRATIVE DESCRIPTION

This parcel contains .098 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1910, having primarily Vinyl Exterior and 1243 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 6 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	4250.000	257,700	4,100	438,000	699,800
Total Card	0.098	257,700	4,100	438,000	699,800
Total Parcel	0.098	257,700	4,100	438,000	699,800

Source: Market Adj Cost | Total Value per SQ unit /Card: 562.99 | /Parcel: 562.99

Legal Description

Entered Lot Size
Total Land:
Land Unit Type:

User Acct 15762

GIS Ref

GIS Ref

Insp Date 04/28/09

!1962!

Patriot Properties Inc.

PREVIOUS ASSESSMENT

Parcel ID 024.0-0002-0014.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	257,700	4100	4,250.	438,000	699,800		Year end	12/23/2021
2021	101	FV	250,200	4100	4,250.	438,000	692,300		Year End Roll	12/10/2020
2020	101	FV	250,300	4100	4,250.	438,000	692,400	692,400	Year End Roll	12/18/2019
2019	101	FV	214,100	4100	4,250.	465,400	683,600	683,600	Year End Roll	1/3/2019
2018	101	FV	214,100	4100	4,250.	339,500	557,700	557,700	Year End Roll	12/20/2017
2017	101	FV	214,100	4100	4,250.	295,700	513,900	513,900	Year End Roll	1/3/2017
2016	101	FV	214,100	4100	4,250.	251,900	470,100	470,100	Year End	1/4/2016
2015	101	FV	208,800	4100	4,250.	246,400	459,300	459,300	Year End Roll	12/11/2014

PRINT

Date	Time
12/29/21	20:51:25

LAST REV

Date	Time
07/12/16	09:03:48
ekelly	

SALES INFORMATION

TAX DISTRICT

PAT ACCT. 1962

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
GILPATRICK JAME	1356-95		7/10/2008		385,000	No	No		
GILPATRICK LEWI	1139-173		4/18/1995		1	No	No		F

USER DEFINED

Prior Id # 1:	15762
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
6/9/2015	641	Re-Roof	8,160		6/9/2015			Strip and re-roof.
1/4/2011	4	Add Bath	18,250					1/2 BATH &MOVE LAU
3/24/1999	139	Manual	6,099					REPLACE WINDOWS
3/23/1999	136	Manual	14,500					V/SIDING

ACTIVITY INFORMATION

Date	Result	By	Name
6/22/2015	Permit Insp	PC	PHIL C
4/28/2009	Measured	163	PATRIOT
10/29/1999	Inspected	267	PATRIOT
9/29/1999	Mailer Sent		
9/29/1999	Measured	256	PATRIOT
10/1/1981		MS	

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		4250		Sq. Ft.	Site		0	80.	1.29	1									438,002						438,000	

Total AC/HA: 0.09757 | Total SF/SM: 4250 | Parcel LUC: 101 One Family | Prime NB Desc ARLINGTON | Total: 438,002 | Spl Credit | Total: 438,000

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	6 - Colonial		
Sty Ht:	2A - 2 Sty +Attic		
(Liv) Units:	1	Total:	1
Foundation:	3 - BrickorStone		
Frame:	1 - Wood		
Prime Wall:	4 - Vinyl		
Sec Wall:			%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	WHITE		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1910	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:	G12	Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wal	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	4 - Carpet		
Sec Floors:			%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	2 - Gas		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	

BATH FEATURES

Full Bath	1	Rating:	Average
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:	1	Rating:	Very Good
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	1	Rating:	Good
A Kits:		Rating:	
Frpl:		Rating:	
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	GD - Good	18.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	18.6	%

CALC SUMMARY

Basic $ / SQ:	130.00
Size Adj.:	1.35000002
Const Adj.:	0.99000001
Adj $ / SQ:	173.745
Other Features:	73500
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	316582
Depreciation:	58884
Depreciated Total:	257698

COMMENTS

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1	# Units	1

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals	RMs:	6	BRs:	2	Baths:	1	HB	1

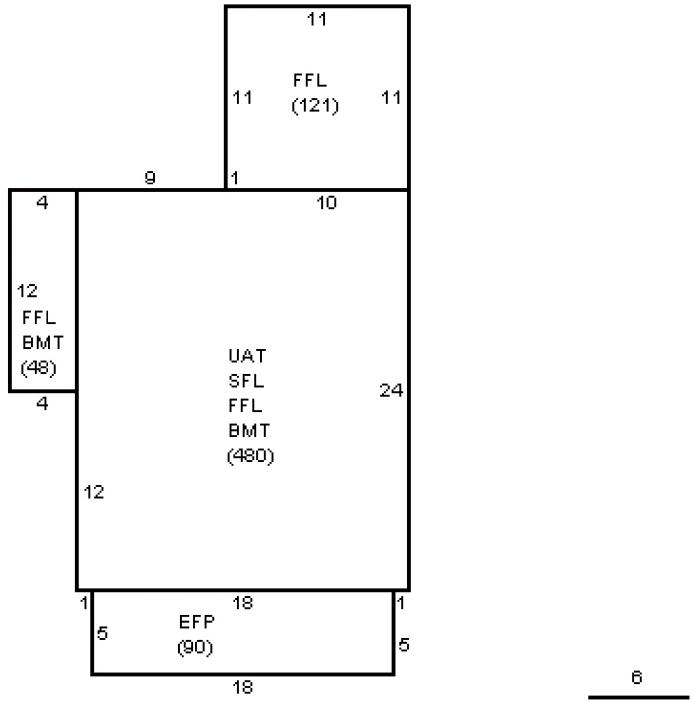
REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
1	6	2	
Totals			
1	6	2	

SKETCH



COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val
Juris. Factor:	1.00	Before Depr:	173.75
Special Features:	0	Val/Su Net:	138.03
Final Total:	257700	Val/Su SzAd	228.26

SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
BMT	Basement	528	52.120	27,521
FFL	First Floor	480	173.750	83,398
SFL	Second Floor	480	173.750	83,398
FFL	First Floor	169	173.740	29,363
UAT	Upper Attic	120	119.020	14,282
EFP	Enclos Porch	90	56.900	5,121

	Net Sketched Area:	1,867	Total:	243,083	
Size Ad	1129	Gross Area	2227	FinArea	1243

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
UAT	100	FLA	95	A	

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID 024.0-0002-0014.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
3	Garage	D	Y	1	14X21	A	AV	1955	23.50	T	40	101			4,100			4,100

More:	N	Total Yard Items:	4,100	Total Special Featues:		Total:	4,100

IMAGE

AssessPro Patriot Properties, Inc